

ESTEPONA

199,000 €

REFERENCE R5455258

Exclusive Ground Floor Apartment with Private Patio in Estepona's Historic Heart – A Luxury Realty Offering

1	1	55 m²	5 m²
BEDROOMS	BATHROOMS	BUILT	TERRACE













Description

Nestled in Estepona's vibrant and enchanting Historic Center, often celebrated as the 'Garden of the Costa del Sol,' this exceptional ground-floor apartment presents an unparalleled opportunity for sophisticated urban living. Located in Southern Spain, Estepona is renowned for its picturesque whitewashed streets, vibrant marina, and beautiful beaches. This property offers an invitation to immerse oneself in a lifestyle where traditional Andalusian charm blends seamlessly with modern amenities. Step out of your private sanctuary directly into charming streets where the scent of jasmine fills the air. This exclusive listing, brought to you by Luxury Realty, promises a home of distinctive character and immense potential.

Positioned mere meters from Estepona's ambitious ongoing boulevard project, set to enhance urban landscaping, and just a leisurely stroll from the pristine sandy beaches, the location of this apartment is truly prime. The surrounding area is a tapestry of Estepona's captivating offerings: delightful leisure activities, from chic boutiques to world-class dining and cozy tapas bars. The convenience of daily life is matched by the ease of travel, with Malaga Airport – a major international hub – located approximately 80 km away, ensuring excellent accessibility for both residents and international visitors. This highly sought-after locale places you at the epicenter of cultural vibrancy and coastal tranquility.

Discover the enormous potential within this approximately 55 m² apartment, a canvas awaiting transformation into an elegant and contemporary urban retreat. This property is conceived to maximize aesthetic appeal and functional comfort, with a design philosophy centered on harnessing natural light and fostering open, fluid living spaces. The proposed renovation envisages a home where every square meter is optimized, ensuring sophistication rarely found in historic city centers. It’s an opportunity to create a bespoke living environment that reflects discerning taste, a true testament to modern design principles. Luxury Realty identifies this as a unique chance to craft a personal haven.

At the very heart of this exquisite design lies the interior patio, a feature that elevates this property to a genuine urban oasis. This patio is envisioned as the central hub, acting as a serene and verdant lung for the entire residence. Its strategic placement and expansive windows ensure natural light permeates every single room, creating an exceptionally bright and airy ambiance. This private outdoor space serves not only as a vital source of illumination but also as a tranquil backdrop, inviting a pleasant feeling of spaciousness and an organic connection with the outdoors. It’s a perfect space for quiet contemplation or enjoying the Mediterranean breeze.

The proposed layout features a generously proportioned open-plan living and dining area, seamlessly integrating a fully equipped, L-shaped kitchen. This intelligent design promotes an atmosphere of social interaction and effortless entertaining, ideal for both intimate evenings and lively gatherings. The kitchen, a focal point of modern living, is conceptualized with sleek lines and premium finishes, ready to host culinary adventures while remaining perfectly integrated into the overall aesthetic. High-quality appliances and ample storage will complement its sophisticated design. This cohesive space is crafted to offer maximum comfort and functionality for everyday living, ensuring relaxed elegance and convenience.

The private sleeping area comprises a spacious master bedroom, thoughtfully designed as a tranquil and inviting sanctuary. Overlooking the serene interior patio, this room benefits from abundant natural light and a peaceful outlook, promising restful nights. The contemporary bathroom is an indulgence in itself, featuring a luxurious walk-in shower and exquisite finishes inspired by timeless Mediterranean style. Here, neutral tones, rich natural wood accents, and warm, tactile materials converge to create a spa-like ambiance. Every detail in this private retreat will be carefully selected to evoke a sense of understated luxury and sophisticated comfort, ensuring a truly restorative experience.

The overarching renovation philosophy embraces clean lines, authentic natural materials, and timeless décor, ensuring a sophisticated aesthetic that transcends fleeting trends. This meticulous attention to detail combines superior functionality with an inviting warmth, positioning this property as an ideal option for various discerning buyers. Whether seeking a stylish primary residence, a luxurious second home, or a savvy investment in Estepona's thriving real estate market – renowned for its strong rental potential – this apartment checks every box. Designed for those who appreciate personality, modern design, and intelligent optimization of space, it represents an excellent opportunity to acquire an exclusive home with unique charm and enduring appeal. We highly recommend a private viewing to fully appreciate the vision and potential of this exceptional offering.

Details

Reference	R5455258	Property Type	Apartment
Status	Sale	Price	199,000 €
Bedrooms	1	Bathrooms	1
Build size	55 m²	Plot Size	–
Terrace	5 m²	Parking places	by request

Features

Investment